

**CITY OF MILPITAS PLANNING COMMISSION
AGENDA FOR JULY 26, 2006
CITY HALL COUNCIL CHAMBERS 7:00 P.M.
455 E. CALAVERAS BLVD., MILPITAS, CA 95035
(408) 586-3279**

I. PLEDGE OF ALLEGIANCE

II. ROLL CALL

III. PUBLIC FORUM

Members of the audience are invited to address the Planning Commission on any subject not on tonight's agenda. Speakers must come to the podium, state their name and address for the Secretary's record, and limit their remarks to under three minutes. As an unagendized item, no response is required of the City staff or the Commission; however, the Commission may agendize the item for a future meeting.

IV. APPROVAL OF MINUTES: July 12, 2006

V. ANNOUNCEMENTS

VI. ANNOUNCEMENT OF CONFLICT OF INTEREST

VII. APPROVAL OF THE AGENDA

VIII. CONSENT CALENDAR (Items with an asterisk *)

At this time any member of the Planning Commission, member of the audience, or staff may request of the Planning Commission to have any item removed from or added to the consent calendar. If removed, this item will be discussed in the order which it appears on the agenda.

IX. PUBLIC HEARING

1. **GENERAL PLAN AMENDMENT NO. GP2005-11 AND ZONE CHANGE NO. ZC2005-2:** A request to create 263 condominium townhomes and 373 apartments (total of 636 units) on 21.73 acres located west of Murphy Ranch Road, south of Technology Drive, north of the Hetch Hetchy pipeline and east of Coyote Creek. (APN: 086-01-041 and 042), zoned Industrial Park (MP). Applicant: Shon Finch of Fairfield Residential LLC. Staff Contact: Dennis Carrington, (408) 586-3275. (PJ# 3170) (*Recommendation: Denial*)
2. **USE PERMIT NO. UP2006-11 AND "S" ZONE AMENDMENT NO. SA2006-22:** A request for an automotive repair shop in an existing industrial warehouse building located at 107 Minnis Circle (APN: 022-02-041), zoned Highway Service (HS). Applicant: Chaiyar Siripoke. Staff Contact: Momo Ishijima, (408) 586-3274. (PJ# 2459) (*Recommendation: Approve with Conditions*)
3. **USE PERMIT NO. UP2006-14:** A request to locate a 1,185 square foot juice bar with a parking modification located at 357 Jacklin Road (APN: 026-28-029), zoned Neighborhood Commercial (C1). Applicant: Neil Lamba. Staff Contact: Cindy Hom, (408) 586-3284. (PJ# 2461) (*Recommendation: Approve with Conditions*)

X. ADJOURNMENT

Any person aggrieved by any final decision of any, board, commission, or department head to the City of Milpitas may appeal the decision to the City Council by filing written notice of the appeal with the City Clerk within twelve (12) calendar days of the date of said decision and paying the required fee. This time limit shall be strictly enforced.

THE NEXT PLANNING COMMISSION MEETING IS August 9, 2006

The Planning Division will provide a recorded agenda or minutes on standard cassette or printed in large type upon request for the visually impaired. In compliance with the Americans with Disabilities act, individuals requiring accommodation for this meeting should notify the Planning Division 48 hours prior to the meeting at (408) 586-3279, TDD (408) 586-3013.

MILPITAS PLANNING COMMISSION SUBCOMMITTEE

The Planning Commission Subcommittee consists of two members (currently Cliff Williams-regular member, Noella Tabladillo-regular member, Gunawan Ali-Santosa-alternate member) of the Planning Commission, who have approval authority for minor "S" Zone project reviews not involving public hearings. The project reviews are held at 6:30 P.M. on Planning Commission meeting nights, in the City of Milpitas Committee Conference Room First Floor, 455 E. Calaveras Boulevard.

- a. ADMINISTRATIVE PERMIT NO. AD2006-20:** A request to have one outdoor event for SanDisk Corporation occurring on Friday August 18, 2006. The event will be held in the parking lot located at 601 McCarthy Boulevard, Building 6 (APN: 086-02-039), zoned Industrial Park (MP). Applicant: Any Event Company. Staff Contact: Kristine Lowe (408) 586-3278. *(Recommendation: Approve)*
- b. ADMINISTRATIVE PERMIT NO. AD2006-11:** A request for a seismic retrofit of an existing building located at 304 Turquoise Street (APN: 086-39-009). Applicant: Burga & Associates. Staff Contact: Tom Williams, (408) 586-3280. *(Recommendation: Approve with Conditions)*
- c. ADMINISTRATIVE PERMIT NO. AD2006-8:** A request for a two-day outdoor basketball clinic/tournament at the Great Mall southwest parking field near Falcon Drive and the outer ring road (APN: 086-24-055), zoned General Commercial (C2). Applicant: Rick Moses. Staff Contact: Cindy Hom (408) 586-3284. *(Recommendation: Approve with Conditions)*

KNOW YOUR RIGHTS UNDER THE OPEN GOVERNMENT ORDINANCE

Government's duty is to serve the public, reaching its decisions in full view of the public. Commissions, boards, councils and other agencies of the City exist to conduct the people's business. This ordinance assures that deliberations are conducted before the people and the City operations are open to the people's review. **FOR MORE INFORMATION ON YOUR RIGHTS UNDER THE OPEN GOVERNMENT ORDINANCE OR TO REPORT A VIOLATION OF THE ORDINANCE, CONTACT THE OPEN GOVERNMENT COMMISSION**

at the City Attorney's office at the Milpitas City Hall, 455 E. Calaveras Blvd, Milpitas, CA 95035.

E-mail: rpioroda@ci.milpitas.ca.gov

Fax: (408) 586-3030

Phone : (408) 586-3000

A free copy of the Open Government Ordinance is available from the City Clerk's Office or by visiting the City's website www.ci.milpitas.ca.gov Select Open Government Ordinance under News Features